

50 Mill Vale  
Newburn  
Newcastle Upon Tyne  
NE15 8HF

Offers Over  
£360,000

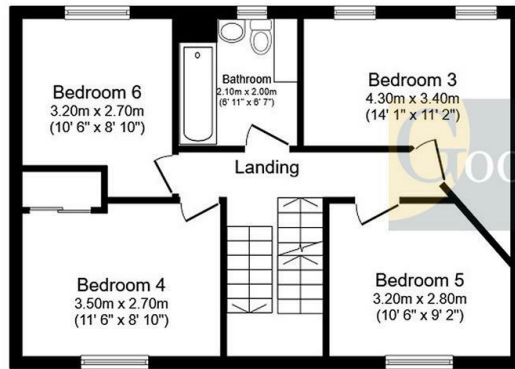


50 Mill Vale  
Newburn  
Newcastle Upon Tyne  
NE15 8HF

- Spacious 6 bedroom 3 story detached house
- Immaculately presented throughout
- Separate utility area
- Open plan en-suite to bedroom 1
- Ideal for the growing family
- Great open plan living to the ground floor
- Downstairs shower room
- Low maintenance rear garden
- Cu-de-sac location

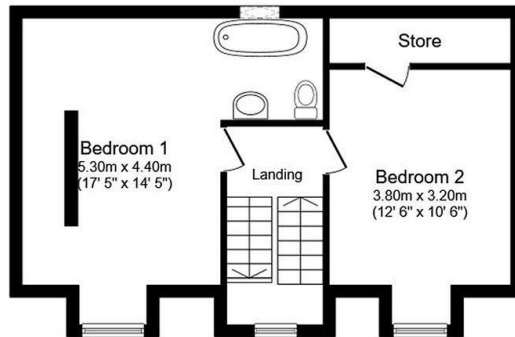






### First Floor

Floor area 51.2 sq.m. (551 sq.ft.)



### Second Floor

Floor area 43.2 sq.m. (465 sq.ft.)

Total floor area: 167.5 sq.m. (1,802 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s).



### Ground Floor

Floor area 73.1 sq.m. (787 sq.ft.)



EPC Rating: C  
Council Tax Band: E

Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements. The agent has not tested any equipment, services, fixtures or fittings and makes no representation regarding their condition.

#### CONTACT

128 The Roman Way, West Denton,  
Newcastle upon Tyne, NE5 5AD

E:  
westdenton@goodfellowsestateagents.com  
T: 0191 2677500

